

TIMOTHY D. JOYNER and wife,
DANA R. JOYNER
GRANTOR(S)

TO

WARRANTY DEED

TERRY M. SMITH and wife,
NELDA SMITH
GRANTEE(S)

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, TIMOTHY D. JOYNER and wife, DANA R. JOYNER, do hereby sell, convey and warrant unto TERRY M. SMITH and wife, NELDA SMITH, as tenants by the entirety with the full right of survivorship and not as tenants in common, the following described property situated in the County of DESOTO, State of Mississippi, together with all improvements and appurtenances thereon more particularly described as follows:

LOT 25, SECOND ADDITION, SUMMERSET VIEW
SUBDIVISION, IN SECTION 35, TOWNSHIP 1 SOUTH,
RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI, AS
PER PLAT THEREOF RECORDED IN PLAT BOOK 5, PAGE
24, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO
COUNTY, MISSISSIPPI.

The warranty in this deed is subject to subdivision and zoning regulations in effect in DESOTO County, rights of ways and easements for public roads and public utilities and restrictive covenants and easements of record.

It is understood and agreed that the taxes for the year 1993 have been prorated as of this date on an estimated basis and when said taxes are actually determined, if the proration is incorrect then Grantor(s) agree to pay Grantee(s) or their assigns any deficiency and likewise Grantee(s) agree to pay Grantor(s) or their assigns any amount overpaid.

Possession is to be given three days after closing.

WITNESS OUR SIGNATURES this the 29th day of January, 1993.

STATE MS.-DESOTO CO. *Tw*
FILED

FEB 2 8 06 AM '93

RECORDED 25-93
DEED BOOK 253
PAGE 765

W.E. DAVIS CH. CLK.

~~TIMOTHY D. JOYNER~~

DANA R. JOYNER

STATE OF MISSISSIPPI

COUNTY OF DESOTO

PERSONALLY appeared before me the undersigned authority in and for said county and state, on this 29th day of January, 1993, within my jurisdiction, the within named TIMOTHY D. JOYNER and wife DANA R. JOYNER who acknowledged that they executed the above and foregoing instrument.

Notary Public

My commission expires: 11-28-94

Grantor's Address: 7300 STARLANDING, WALLS, MS 38680

Work Phone #: 895-5556

Home Phone #: 895-9527

Grantee's Address: 6871 MEADOWBROOK DR., OLIVE BRANCH, MS 38654

Work Phone #: 922-6411

Home Phone #: 838-2025